



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2				2										
ELEMENT			CD			CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT			NORM	% COND	VALUATION SUMMARY																					
																								VALUATION BY										STANDARD										
																									Tax Group: 2										Tax Dist:									
																									BUILDING MARKET VALUE										527,925									
																									TOTAL MARKET OB/XF VALUE										130									
																									TOTAL LAND VALUE - MARKET										375,000									
																									TOTAL MARKET VALUE										903,055									
																									SOH/AGL Deduction										0									
																									ASSESSED VALUE										903,055									
																									TOTAL EXEMPTION VALUE										0									
																									BASE TAXABLE VALUE										903,055									
																									TOTAL JUST VALUE										903,055									
																									NCON VALUE										0									
																									INCOME VALUE																			
																									PREVIOUS YEAR MKT VALUE										879,317									